# Replies to be pre bid queries

**Contractor :** M/s. KNK Construction Private Limited.,

**Project :** Tender for the work Of Construction of Housing Project at Sy. No. 100 &102/1, of Valagerahalli Village in Kengeri Hobli, Bangalore South Taluk on Lump Sum Turnkey Basis based on Tenderer's Design under Two Cover System (Phase-7) Tender ref : BDA/EE/HPD- 1/TEN-72 / 2023-24 Dated: 30/09/2023.

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| Sl No | Clause | Page No. | Tender requirement | Queries | Replies |
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| 1 | 2 | 3 | 4 | 5 | 6 |
| 1 | c | 5 | The Tenderer shall have executed following minimum Quantities of Works in one single Financial Year out of the five Financial Years (2017–18, 2018– 19, 2019–20 & 2020-21, 2021-22).<br>Concrete (SCC) - 16000 Cum | Shall we submit concrete (SCC) or (RCC) - 16000 Cum | Will be considered |
| 2 | f | | The Tenderer shall have Liquid Assets in the form of a from a Nationalized Bank for not less than Rs.12.00 Crores for meeting the Finance needs of the Project in the format . | Shall we submit banker's certificate/ Liquid Assets/Net worth certificate issued by CA on his letterhead showing UDIN in the form of a from a Nationalized Bank/Net worth certificate issued by CA on his letterhead showing UDIN for not less than Rs.12 crore for meeting the Finance needs of the Project in the standard format. | Tender condition prevails. |

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| 3 | 8 | 5 | Tenders must be accompanied by Earnest Money Deposit (EMD) of Rs.82.00 Lakhs (Rupees Eighty two Lakhs only), of which Rs.1.00 lakh (Rupees One lakh only) shall be paid online through e – Procurement Portal using any of the following Payment Modes: Credit Card, Direct Debit, National Electronic Fund Transfer (NEFT), Over the Counter (OTC) and the balance amount of Rs.81.00 Lakhs (Rupees eighty and one Lakhs only) in the form of Bank Guarantee (BG) only. The Account Number is 2828201002001, Canara Bank, Bangalore, BDA Complex, Karnataka-560020, IFSC Code: CNR80002828. The validity of the EMD must be 45 days beyond the validity of the tender. | Kindly confirm whether EMD payment can be made through NEFT payment of Rs.82 lakh through e-payment. | Tender condition prevails. |
| 4 | | 5 | The Quoted Rate shall be inclusive of Maintenance of the Buildings and External Development Works during Defect Liability Period of 2 years, | Dedicated team/manpower should be deployed or identified repairs to be rectified at frequent intervals during DLP period as per the instructions of incharge. | Tender condition prevails. |
| 5 | | 55 & 64 | As per the tender document required number of bore well is 3 nos and 4 nos at page - 55 & Page 64 | Kindly confirm the number borewell to be considered. | The 4 Nos of borewells to be provided duly connecting 2 borewells for each block. |
| 6 | | 52 | Retaining wall, Paving & Landscaping Works, with Swimming pool adequate fire safety provisions as per local and statutory regulations | Kindly confirm swimming pool to be considered. | Retaining wall, Paving & Landscaping Works with adequate fire safety provisions as per local and statutory regulations. |

| 1 | 2 | 3 | 4 | 5 | 6 |
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| 7 | | 7 | Civic services like garbage collection and disposal, street LED lighting, road maintenance, water supply maintenance, parks and gardens, Security and general up keep of the project etc Further, the contractor shall carry out desalting of drains at the end of the 2nd year from the completion of the project before handing over the facilities developed to the employer. | Kindly confirm payment for the following services like garbage collection and disposal, general keep up, security will be paid accordingly. | Kindly refer sub section 6 in page no.53 of 88. |

# Replies to be pre bid queries

**Contractor :** M/s.Hombale Constructions and Estates Pvt Ltd,.

**Project :** Tender for the work Of Construction of Housing Project at Sy. No. 100 &102/1, of Valagerahalli Village in Kengeri Hobli, Bangalore South Taluk on Lump Sum Turnkey Basis based on Tenderer's Design under Two Cover System (Phase-7) Tender ref : BDA/EE/HPD- 1/ TEN-72/ 2023-24 Dated: 30/09/2023.

| Sl No | Page No. | Particular/Specifications | Queries | Replies |
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| 1 | 2 | 3 | 4 | 5 |
| | | **General Quarries** | | |
| 1 | 7, 53, | Environment clearance by doing Environment Impact Assessment | Whether Environmental Clearance from Concerned authority Obtained? | Included in the scope of the work contractor has to obtain the clearance. |
| 2 | 13 | Labour Shed | Request you to consider and give permission to put labour shed at site location or reimburse the cost of transport of labours and land rent. | Available space can be utilized without disturbing adjacent apartment residence. |
| 3 | 13 | Working Space | Please Provide the sufficient space is available within the sites for stacking of \form work, accessories and other materials? | Available space can be utilized without disturbing adjacent apartment residence. |
| 4 | 52 | The scope also includes compliance to RERA Regulations and Registration of the project in RERA | Is this Included in Estimated? As it required high degree of responsibility, Request you to bare the cost towards these additional expenditures. | Tender condition prevails. |

| 1 | 2 | 3 | 4 | 5 |
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| 5 | 52 | The architectural design & drawing | It is an EPC tender and the design and drawings are in the contractor's scope, please clarify whether the cost of design, drawings are considered in the estimate? Which is a substantial amount. | Agency has to prepare all the required drawings. |
| 6 | General | Statutory Approvals | Whether all the Building plans are approved by competent authority ? | Obtaining building plan approval is including the scope of work. |
| 7 | General | Schedule of rates | Which Schedule of rate Considered for Estimate? | Current schedule of rates is considered. |
| 8 | DLP | Defect Liability Period | Kindly Reduce the Defect liability Period from 2 Years to 1 Years as per KW4 | Tender condition prevails. |
| 9 | General | Tree cutting approval and scope of work | Please confirm whether the Tree cutting is required? If Required necessary Approvals are already taken from department? | To be get clarified during the visit of the site by the contractor and now approval taken in the department. |
| 10 | 52 para 13 | The Quoted Rate shall be inclusive of Maintenance of the Buildings and External Development Works during Defect Liability Period of 2 years. | Kindly Confirm the Maintenance Cost Percentage considered as per the Tender Estimate | Tender condition prevails. |
| | | The Quoted Rate shall be inclusive of Maintenance of the Buildings and External Development Works during Defect Liability Period of 2 years, Payment for the maintenance will paid for the man power supplied at the schedule rate for the period | | Tender condition prevails. |

| 1 | 2 | 3 | 4 | 5 |
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| 11 | Site visit | Existing Piles | There are Existing Pre Cast Piles in the Site, Please Confirm the demolition Cost is Considered in the tender | If it is present in the building foundation area its need to be removed. |
| | | **Civil Technical Queries** | | |
| 12 | General | Tender Drawings Auto Cad Civil | Please Provide the Auto Cad Drawings. | Agency has to prepare all the required drawings. |
| 13 | General | Tender Drawings Auto Cad Services | Please Provide all the required Services Drawings in Auto Cad File. | Agency has to prepare all the required drawings. |
| 14 | General | Topographical Survey & NGL Drawing | Please Provide the Topographical Survey & NGL Drawings with Contours. | Agency has to survey and all the required drawings. |
| 15 | Drawing | Basement Drawing | Please share the Drawings of Basement for All Blocks | Agency has to survey and all the required drawings. |
| 16 | Earth Retaining Structure | Earth Retaining Structure | There is a drain passing in the beside the site, Whether earth retaining structure is considered for Protecting Nala/Drain? And Also Confirm cost of the same is considered in Estimate | If required the retaining wall to be constructed. |
| 17 | Page No 23 - volume 2 section 8 specification | Dismantling and Demolition works | As per the Tender Specification, Dismantling & Demolition of Existing structure need to be done, Request to provide the actual photos and drawing details for the same. Kindly confirm whether the dismantling cost considered in the Estimate. | Tender condition prevails. |

| 1 | 2 | 3 | 4 | 5 |
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| 18 | Page No 82 volume 2 section 8 specification | UPVC Windows | *Kindly confirm the UPVC windows glass thickness considered as per estimate for the areas respectively for the various thickness mentioned as per tender specification 9.4.7.1.2 is as below : *Glass sheets for glazing shall be (i) 4mm thick plain glass (wt. 7.2 kg / Sqm.) conforming to IS: 2835 or (ii) 5.5mm thick wired glass conforming to IS: 5437 or (iii) 6.3mm thick laminated glass conforming to IS: 2553 as the case may be as per items descriptions or (iv) 5.5mm thick toughened glass. | Window shall be provided with 5 mm plain float glass |
| 19 | STP | STP Capacity | Capacity of STP is mentioned as 130 KLD but as per NBC 100KLD is sufficient. Kindly confirm, do we need to follow NBC or as per scope of work? | 130 KLD STP to be provided at site. |
| 20 | Swimming Pool | Swimming Pool | In the Scope of Work it is mentioned Swimming Pool. Please Clarify? Please Confirm the Cost of Swimming Pool is Considered in Estimate? | Construction of Swimming pool is not included in the scope. |
| | | **Services E & M Technical Quarries** | | |
| 21 | General | Cad Drawings | Please Provide the Cad Drawings for service. | Agency has to prepare all the required drawings. |
| 22 | Volume -1 Page 53 of 88 | 8. Further, the Scope of Work shall include providing maintenance services for a Period of 2 years commencing after completion of the project which includes maintenance of services like lifts DG sets, Solar water, pumps etc. | DLP is only cover the Manufacturing defect the Equipments, as per all OEM DLP is not Applicable for service of equipment's. As per all OEM Provide DLP only for 1 year, So we request to Reduce the DLP form 2 year to 1 year. | Tender condition prevails. |

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| 23 | Volume -1 Page 7 of 88 | Further, the Contractor shall carry out Desalting of Drains at the end of the 2nd year from completion of the Project before handing over the Facilities developed to the Employer. | Maintenance Cost is Considered in the tender Estimate? | Tender condition prevails. |
| 24 | Volume -1 Page 53 of 88 | Maintenance services for a Period of 2 years commencing immediately after completion of the project which includes maintenance of services like lifts DG sets, Solar water, pumps etc. It shall also include providing Civic Services like Garbage Collection and Disposal; Street LED Lighting, Road Maintenance, Water Supply Maintenance, Parks and Gardens, Security and General Up Keep of the Project, etc.. Further, the Contractor shall carry out Desilting of Drains at the end of the 2nd year from completion of the Project before handing over the Facilities developed to the Employer. Electricity consumption bills of Common area/Common Facilities will be chargeable to the occupants. | DLP is only cover the Manufacturing defect the Equipments, as per all OEM DLP is not Applicable for service of equipment's. Kindly Confirm | Tender condition prevails. |

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| 25 | Volume -1 Page 55 of 88 | ii. External Electrification Works The Contractor shall execute the Works as per the enclosed Electrical Layout Plan and Specifications. The Work shall involve in Providing, Installing, Commissioning and Testing of | Kindly provide the All electrical layout plan drawing. | Agency has to prepare all the required drawings. |
| 26 | Page No 60 | Unit of Solar Power | Kindly Confirm the Unit of Solar Power weather it is KW or KWP In Solar Power Unit Should be in KWP | KWP |